



ONWARDPLAN
MINUTES OF THE STEERING GROUP MEETING
HELD ON TUESDAY, 6 JANUARY 2015
AT 7.30 PM
IN THE PARISH ROOMS, ODIHAM

PRESENT:

Philip James, Jeremy Fellows, David Ellis, Helen Fleming, Richard Cooper, Nicholas Frome, Pam Verdon, Steve Blandford, Alison Tizard, James Harvey, Guy Holmes-Henderson, Gill Warsop, Russ Haines, Belinda Hallam

APOLOGIES:

Jim Head, Rita Pennington

1. Previous Minutes

The Minutes from 10 December were approved with slight amendments made to the report from OPC. Pam will put them in Dropbox.

2. Report from OPC

There is to be an exhibition at The Cross Barn in the afternoon and evening of 23 January concerning the land to the east of Archery Fields. The developers are putting forward their ideas for consultation.

A new planning application has been submitted for 17 houses at Down Farm at The Firs. This not a SHLAA site. The last date for notices is Monday, 12 January.

The application for development at Hook Road has been resubmitted for 33 houses instead of 37 and with different landscaping including a balancing pond. There is also an application for 3 houses behind the Chilli Pad.

Jeremy reported on the Community Infrastructure Levy which mainly replaces the Section 106. This is the money developers have to pay to councils to be used for community benefit. In order for the Parish Council, who should get 25% of this money, to spend it freely they have to obtain a "General Power of Competence". The Clerk will undergo training for this and also two-thirds of the Councillors have to have stood for election.

A meeting has taken place between Odiham PC and Greywell, Long Sutton, and South Warnborough PCs with regard to housing numbers. There is a possibility of a total of 40 houses, some in South Warnborough, and some in Long Sutton. None are proposed for Greywell as there is no land available.

3. Update from the Meeting with Hart District Council on 18 December

This was a positive meeting with Daryl Phillips who was supportive and did not think it unreasonable for us to run ahead of Hart. He suggested that there are only limited options for growth in Odiham parish based on sustainability and character arguments. He suggested we plan in line with Adams Hendry, their consultants, on site selections and constraints and he is happy to share their work with us. He agreed that Neighbourhood Plans are being given greater weight now when there are appeals.

He said that we should not work to a definite number of houses as this could change as a result of the Hop Gardens Inquiry in June. and whether Hart have to take extra houses from Surrey and Rushmoor. The higher the number of houses we plan for, the lower the risk of our plan failing.

Daryl has asked Adams Hendry to prioritise work on site selection within the NP areas. We can work with them or cross check our work with theirs. Hart is happy to leave site selection entirely up to the NP as if we agree site selection criteria with Adams Hendry and agree those sites not appropriate for development based on existing constraints, we are likely to come up with the same/similar answer. He said it is OK for us to increase or decrease densities of housing where we think appropriate.

It was discussed whether we could phase/stagger development of smaller sites over the plan period. Another NP has just proposed this and it is being tested so it will be interesting to see if it is accepted.

The matter of rural exception sites was discussed and Daryl said they were not appropriate on a site that could be developed. On smaller sites of between 5 and 10 houses a financial contribution can be provided by developers towards affordable housing in lieu of provision on site.

4. Engagement Events

Alison reported on all that has been done to publicise our launch events. Leaflets have been delivered by all the committee to almost every house in both villages. Notices will be put up at both ends of the villages. Richard gave a report on social media usage which shows that there has been quite a lot of activity on our website.

Each task group is to finalise briefing notes for the rest of the committee to read. Please send to Pam by Saturday so that they can be sent on to everyone.

At the events, committee members are to refer any difficult questions concerning an aspect that they are not sure about to a relevant Task Group member.

Amongst the discussions which took place, it was felt by some members that there needed to be more communication between the different groups and that a Project Plan was needed to keep everyone on track and working consistently.

Next meeting: Wednesday, 21 January 2015, 7.30 Parish Room